

Mill Creek HOA

Board Meeting Minutes

Tuesday, February 20, 2018
Monticello Fire & Rescue

Attendees: Rob Finley, David Golladay, Ben Whitmer, Leigh Wion, Naomi Aitken, Neal Grandy, Chris Ledvina, and Carmen Trimble

- I. The meeting was convened at 7:02 PM by David Golladay, President.
- II. The January 2018 board meeting minutes were reviewed and approved.
- III. Treasurer's Report
 - A. Ben Whitmer, Treasurer, presented the Treasurer's report, and it was approved.
 - B. Dues are outstanding for 24 properties.
 - C. Adjustments to the bookkeeping and accounting procedures resulted in reduced costs for January 2018 when compared to last year.
- IV. Common Grounds
 - A. David Golladay and Neal Grandy will evaluate a bush that is blocking the entrance sign spotlight. Neal has offered to move it if necessary.
 - B. Vehicles have been using the emergency access road between Gristmill and Lake Reynovia. This road is for pedestrians and emergency access only. The board will install a movable barrier to deter unauthorized access.
- V. ARC
 - A. A tree removal was approved for 183 Bryan Ct.
 - B. A pavement project for 153 Spring Mountain was approved.
 - C. Several inquiries have been made about potential projects; the ARC is awaiting the formal applications.
 - D. David Golladay will share with the board the attorney's response regarding 87 Mill Creek Ct.
- VI. 2018 Annual Meeting
 - A. The 2018 Annual Meeting will be held at Monticello High School in the Media Center on April 18th at 7 PM.
 - B. Two additional directors are needed for a full Board. Current Board members Ben Whitmer, Rob Finley, and Leigh Wion have agreed to stay on the Board for another year.
 - C. Items to be presented at the meeting:
 1. Treasurer's report
 2. ARC review of procedures/forms and an overview of requests for the prior year
 3. Grounds report and review of tree cutting guidelines

4. Mailbox initiative
 5. Trails and trail hub proposal
- VII. Trails and trail hub proposal
- A. The County is designing a proposed trail hub near 5th Street Station. The Board will share information with homeowners as it becomes available.
 - B. The Board presented a questionnaire about the proposed trails to gauge homeowner interest in the possibility of trails through the common areas. Approximately a quarter of all homeowners responded (57 properties). 36 are in favor of a trail, 12 are opposed, and 9 need more information.
 - C. The Board will communicate with Foxcroft regarding their thoughts about the trail passing through their common grounds.
- VIII. Other
- A. A disclosure packet was prepared for 1255 Copperstone Dr.
 - B. Website updates have been completed.
- IX. The next Board meeting will be March 20th, 7 PM, at the Monticello Firehouse if it is available.
- X. The meeting was adjourned at 8:27 PM.